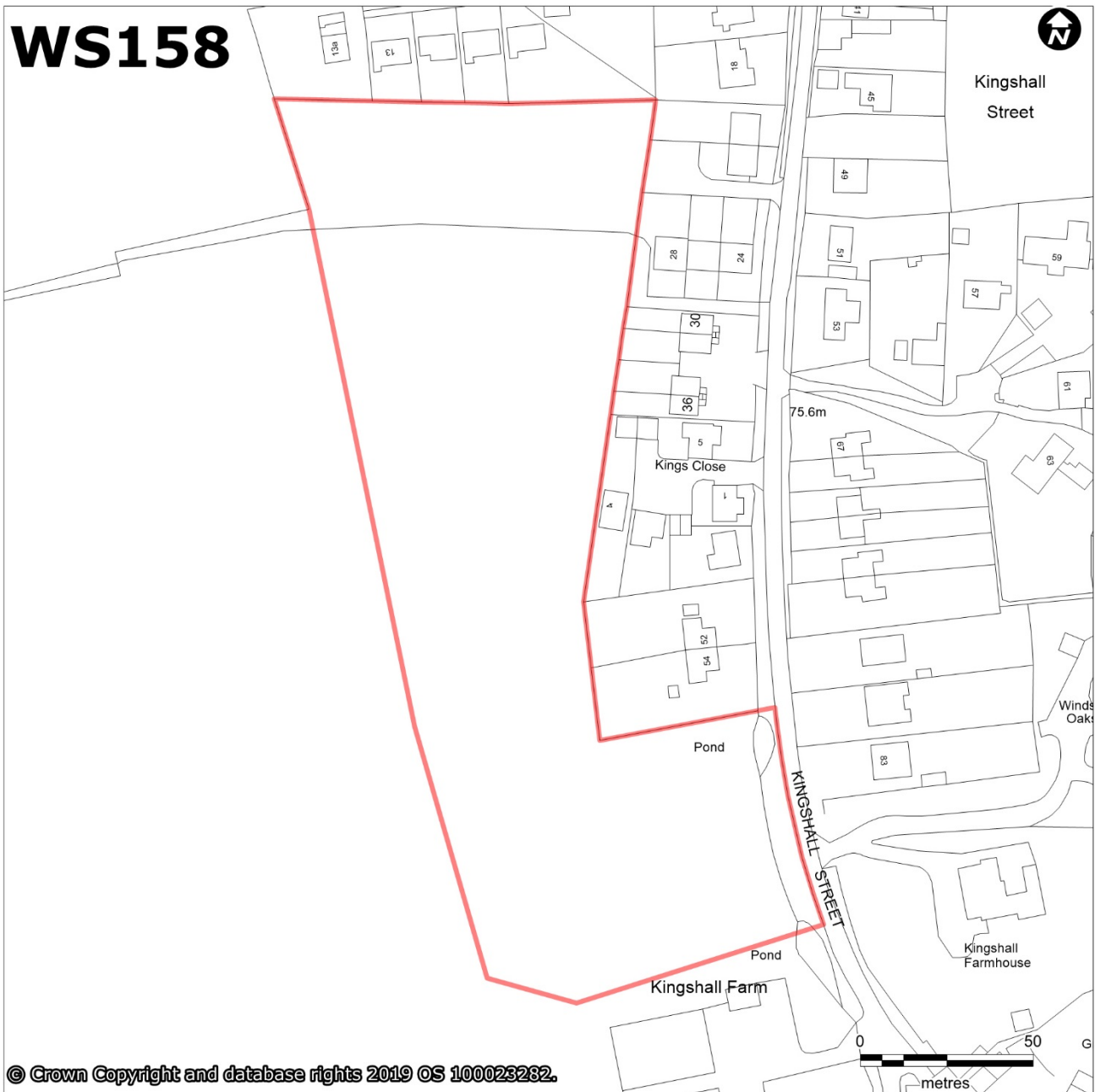


Reference (2020)	WS158	Previous references	RV24a
Settlement	Rougham		
Site name	Land to the west of Kingshall Street and land south of Orchard Close, Rougham		
Status:	0.75ha of southern part of site is allocated under Policy RV24a Application DC/19/1405/OUT on southern part of site for 12 dwellings.		



Existing use	Agricultural	Proposed use	Residential
Area	2.26	Yield	22
Future potential housing capacity			
20dph	30dph	40dph	50dph
45	68	90	113
Availability	The site was confirmed in the December 2018 call for sites.		

Suitability	<p>There are no significant constraints to development, however further assessment would be required to understand other environmental issues.</p> <p>There is a public right of way runs through the site, this would need to be retained.</p>	
Achievability	<p>The site is under single ownership.</p> <p>Part of the site is allocated within the Rural Vision 2031 for 12 dwellings.</p> <p>This larger site could deliver an additional 10 dwellings.</p>	
Timescale	1-5 years	22
	6-10 years	
	11-15 years	
Summary	<p>Part of the site is allocated within the Rural Vision 2031 for 12 dwellings. The site is located on the western edge of Rougham partially adjacent to the settlement boundary. Rougham is designated within the former St Edmundsbury area Core Strategy as a local service centre where, as a guide, development of ten homes per site is considered appropriate. The site could deliver an additional 10 dwellings to those already allocated.</p> <p>There is no evidence to suggest any delay to the delivery of the site.</p>	